

Torrance, California  
March 27, 1956

MINUTES OF A REGULAR MEETING  
OF THE TORRANCE CITY COUNCIL

The City Council of the City of Torrance met in a regular meeting at 8:00 P. M., Tuesday, March 27, 1956, in the Council Chambers, City Hall, Torrance, California.

Those responding to roll call by Deputy City Clerk Hallanger were: COUNCILMEN: Benstead, Blount, Drale, Schwab, and Isen. City Manager Stevens and City Attorney Hall were also present.

At the request of Mayor Isen, Mr. Beasley of the Planning Commission led the salute to our Flag.

The meeting was opened with an invocation by Reverend Taylor.

The Minutes of the Regular Meeting held March 20, 1956, were corrected as follows: On Page 5, Paragraph 1, property described as "Lot 1, Block 294", should read "Lot 1, Block 298".

Mayor Isen cleared the ambiguity of Line 9, Page 10, of the Minutes by saying they should read "Vote no for the same reason given on Tract 22654."

Councilman Schwab moved to approve the Minutes as corrected.

Motion seconded by Councilman Benstead, no objections, so ordered.

The G & G Construction Company and residents of a tract they built had met with the Council at the Pre-Council meeting to discuss the slipping of grades at some of the homes.

G & G Construction Company, through their representatives Hirshman and Bottelson, explained that they felt the grades established by them on the properties in question had been changed by the buyers, and so, Mr. Hirshman said to Council, G & G does not feel they should assume the responsibility. He added that this was not from the expense side of the picture, but from the assumption of responsibility.

City Engineer Bishop said the soil engineers had refused to give the report on compaction of the lots in question unless the City pays for the report.

Mayor Isen said two of the complaints were from Delos Drive and others from the area near Porto Bello Drive.

Councilman Drale asked if there had not been a compaction report from the subdivider, and Mr. Bishop said there had been, and that it showed 90% compaction.

Councilman Drale asked if there had been a difference in the compaction of these particular lots.

City Engineer Bishop said these lots needed a re-check.

City Engineer Bishop said he has checked the slopes with the surveyor and finds that in some cases it does not meet the specifications.

Mr. Bottelson, of G & G Construction, suggested this might not be due to the original slope, but to the slippage, which he contended was caused by the changes brought about by the property buyers.

Mr. Bishop said in just two cases out of nine checks, he found the slopes at 1-31/100 and 1-37/100, which he said is too steep.

After more discussion, Mayor Isen asked Mr. Hirshman if, without prejudice, G & G would repair the damages if the City paid half the cost of such repairs.

Mr. Hirshman reiterated that it was not the cost, but a matter of accepting responsibility which they do not feel is theirs.

Councilman Benstead asked if it was true the lots were graded to the front, and if so, why the drainage had been so bad.

Mr. Hirshman replied the lots had been graded to the front, and the buyers had changed the grade, which affected the drainage. He presented pictures of a concrete patio which he said had collected the water and directed the drainage.

Mayor Isen asked the City Attorney if the City has any authority in this matter, and the City Attorney replied that he thought not; he added that he believed this to be a private matter between the developer and the buyers of the properties. He added that he did not know of an ordinance that applied in this instance.

Councilman Blount moved the City Engineer put into writing his actual findings in this matter and forward that to the City Attorney for an opinion to be prepared and given to the Council at their next meeting. Councilman Blount added that the City Engineer should confine himself to his actual findings, and if the City Attorney, in view of the Engineer's findings, believes G & G is liable for violation, the City should take them to court, and if not, he added, let's drop it.

Motion seconded by Councilman Schwab.

There were no objections and it was so ordered.

Mayor Isen instructed the City Engineer to prepare this written report at once and present it to the City Attorney in time for him to make a recommendation to the Council at their next meeting.

#### WRITTEN COMMUNICATIONS:

1. Recommendation from A. H. Bartlett, City Clerk, that a refund of \$26.00 be paid to Richardson Roofing Company for overpayment of Business License Fee. This dated March 23, 1956. C-39 License No. 13082.

Councilman Schwab moved to concur with the recommendation of the City Clerk.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

2. Letter dated March 22, 1956, from A. J. Setting, President of the North Torrance Little League. This letter said the League has been given 80 tons of asphalt paving to be used as a surface for the parking area at their ball park at 190th and Beryl. They asked that the City furnish the labor for installing this surface.

Mr. Setting was present, and asked that this be done before March 30, 1956, which the City Manager said could not logically be done.

Councilman Drale moved the request be referred to City Manager Stevens and Street Superintendent Perkins for their disposition.

Motion seconded by Councilman Blount, no objections, so ordered.

3. A request dated March 19, 1956, from the Sister Elizabeth Kenny Foundation to conduct their 1956 campaign in Torrance in May, 1956.

Councilman Blount moved the request be granted.

There were no objections and it was so ordered.

4. Protest dated March 17, 1956, from the Pacific Hills Home Owners, Inc., signed by Jerald R. Alford, President, against the removal of the Fire Station from Waltheria.

Councilman Benstead moved this be referred to the Fire Chief.

Motion seconded by Mayor Isen, no objection, so ordered.

5. Letter dated March 19, 1956, from the Torrance Branch of the National Association of Letter Carriers, the Sunshine Branch, extending their thanks to the Council for the privilege of using the Civil Defense room at 1525 Cravens Avenue for their monthly meetings.

There were no objections, and the letter was ordered filed.

#### Recommendations from the City Manager:

#### APPROPRIATIONS:

1. 3 only B-45950 Back-type demand oxygen masks with 40 cubic foot capacity oxygen cylinder complete with valve and pressure gauge. Clear-tone speaking diaphragm @ \$214.50 ea. - - - - - \$643.50  
A budget item for the Fire Department.

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Councilman Benstead moved to concur with the recommendation of the City Manager.  
Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

2. City Manager Stevens orally recommended that the bill from Barclay Engineering for their services during the month of February, 1956, be paid, in the amount of - - - - - \$1532.63.

Councilman Blount moved to concur with the recommendation of the City Manager.  
Motion, seconded by Councilman Schwab, carried unanimously by roll call vote.

City Manager Stevens said he had received a complaint from the District Attorney regarding the manner in which warrants have been served and bail deposited. Mr. Stevens said he has discussed this with Police Chief Haslam and the Police Chief said correction of the conditions cited had been made.

Chief Haslam spoke to the Council, outlining the difficulties of the service of warrants and collection of bonds. He said there had been times when this was slower than it should have been, but that in many instances this delay is unavoidable. Chief Haslam said the man who does this for the City has, in the past month, collected about \$1200, of which the local Department would have been unable to collect over about \$400.

City Attorney Hall was asked for an opinion, and said we should have an orderly procedure for handling this.

Mayor Isen felt this should be held over for study.

Chief Haslam said he would be glad to show figures of what this costs and what is collected for the City. He said he thinks it best to proceed as we have been. He outlined the difficulty of service by mail, and the cost of other types of service, and said the method we now use is more satisfactory on every count, from his point of view, than others in common use.

There were no objections, and this was held for further study.

Deputy City Clerk Hallanger read in full a letter to the City Manager from Fire Chief Benner recommending that inquiry be made as to the possible purchase of the property south of the fire department buildings on Crenshaw Boulevard for the purpose of constructing a hose tower, drill yard and test pit, saying these are badly needed.

Councilman Drale moved this be tabled for further study and referred to the City Manager for a recommendation.

Motion seconded by Mayor Isen, no objections, so ordered.

#### ENGINEERING AND PLANNING COMMISSION MATTERS:

1. Vista Highlands Sewer District: Letter from John R. Patrick, Ass't. to City Eng'r., dated March 23, 1956, recommending that the firm of Barnett, Hopen and Smith, Civil Engineers and Land Surveyors, be employed as assessment engineers in connection with the Vista Highlands Sewer District. Attached: (a) letter from Barnett, Hopen and Smith dated December 5, 1955, and signed by Charles Albert Smith; (b) resolution authorizing Mayor and City Clerk to execute contract with Barnett, Hopen and Smith.

Deputy City Clerk Hallanger read:

#### RESOLUTION NO. 2901

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO EXECUTE THAT CERTAIN CONTRACT BETWEEN THE CITY OF TORRANCE AND BARNETT, HOPEN AND SMITH.

Councilman Benstead moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Resolution No. 2901.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

2. Letter from R. W. Bishop, City Engineer, dated March 21, 1956, recommending release of Subdivision Improvement Bond on Tracts 20561 and 20562. Attached: (1) letter from C. W. Clemmer, Park Superintendent, re trees in these tracts; (2) location sketch showing both tracts.

Councilman Blount moved to concur with the City Engineer's recommendation regarding the release of Improvement Bond on these two tracts.

Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

3. Letter from R. W. Bishop, City Engineer, dated March 23, 1956, recommending release of Subdivision Improvement Bond for Tract 21149. Attached: (1) letter from C. W. Clemmer, Park Superintendent, re trees in this tract, and (2) location sketch.

Councilman Schwab moved to concur with the recommendation of the City Engineer that the Improvement Bond on Tract 21149 be released.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

4. TENTATIVE TRACT MAP NO. 22758: Transmittal form from Engineering Department and Planning Commission recommending approval of Tentative Tract Map No. 22758, located northerly of 182nd Street and westerly of Arlington Avenue containing 60 lots presented by R. A. Watt Construction Company. Attached: (1) excerpt from Planning Commission Minutes of March 7, 1956; (2) L. A. County Flood Control District report of February 27, 1956; (3) letter from John R. Patrick dated February 13, 1956; (4) sketch of tract.

Note: This tract was held over by the Council from their meeting of March 20, 1956, so a report from the City Attorney could be presented on the legal ramifications the City is in regarding water service.

City Attorney Hall said one case between Torrance and the Moneta Water Company is coming to trial in June, and another case is filed. The City Attorney asked if this could be held for a few days longer to see if it could be straightened out.

Mr. Ralph Garland of the Watt Construction Company came forward to see if he could be of assistance to the Council.

City Attorney Hall asked if the water rights are shown in the Title, and Mr. Garland said it shows as a blanket easement held by Moneta Water Company.

After a discussion of what is involved here, Mayor Isen ordered this held over for another week.

The Mayor instructed Mr. Garland to take this up with the City Attorney and see what could be worked out, and said it would be on next week's agenda.

Councilman Blount remarked that he noticed the Planning Commission has not specified water service lately, and that he would like to have this done.

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REPORTS:

1. Report dated March 23, 1956, from R. W. Bishop, City Engineer, regarding assessment of property in the Yukon Avenue Improvement District, and assuring the Council that all property abutting on the sewer will be assessed for sewers according to benefit, which is the only legal way of assessing the property.

Councilman Drale said a contractor who has put a sewer in the Yukon District has charged residents for connecting to it.

Mayor Isen referred this complaint to the Engineering Department for a report.

City Manager Stevens said he thinks a long off-site sewer was put in there, but said no one should have been charged to connect to it.

Councilman Drale said this has been done.

Mayor Isen instructed the Minutes to show this complaint, and asked that it be called to the attention of the City Engineer for investigation and a report as soon as possible.

2. In response to a request from the Hollywood Riviera Homeowners Association, City Engineer Ronald W. Bishop gave the Council a written progress report on Hollywood Riviera Sewer Assessment District No. 2.

Robert Jahn, President of that Association, came forward and told the Council that since he asked for a place on the Agenda for this matter, he has been informed that a Committee from the Hollywood Riviera Homeowners Association has received information from the City Engineer which helps the residents of the area, and he asked, therefore, that this be held over until a later date.

There were no objections, and it was so ordered.

3. Report dated March 19, 1956, from John Patrick, regarding the proposed extension of Arlington Avenue. Deputy City Clerk Hallanger read the report in full.

There were no objections, and this was ordered filed.

4. Report of the findings of the District Court of Appeal in the matter of Dresser-Smith vs. City of Torrance.

City Attorney Hall replied to questions from the Council by saying that the Court had ruled against the City. He said the question is whether his office will be authorized to petition for a re-hearing, which petition he believes will be denied, but which is a pre-requisite to taking this on to the Supreme Court. The City Attorney said he thinks this merits the City's time to take this all the way.

After some discussion, Mayor Isen moved to concur with the recommendation of the City Attorney.

Motion seconded by Councilman Schwab, no objection, so ordered.

Mayor Isen asked the City Attorney to inform the Council from time to time of the progress of this case.

5. Deputy City Clerk Hallanger read in full a written report to City Manager Stevens from Planning Director George Powell regarding the complaints about Helicopter Rotor Service, Inc., at 22597 Western Avenue, dated March 27, 1956.

Mr. Powell reported that he found no obvious violations, and that a fence will be erected at once. He also reported that the Company is presently making an attempt to secure a new location.

Mr. Allen of Helicopter Rotor Service was present, and said there has not been any flying over houses, regardless of what has been said. He also reported that the blades are not tested at this location.

There were no objections, and this was ordered filed.

Deputy City Clerk Hallanger read:

RESOLUTION NO. 2902

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO EXECUTE THAT CERTAIN GRANT OF EASEMENT FROM THE CITY OF TORRANCE TO THE SOUTHERN CALIFORNIA EDISON COMPANY.

Councilman Schwab moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

Councilman Schwab moved for adoption of Resolution No. 2902.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

ORAL COMMUNICATIONS

Deputy City Clerk Hallanger reported that the City Clerk's office has received from Southern California Gas Company a letter, dated March 23, 1956, enclosing check for \$23,203.33 for franchise payment for the year 1955.

Mayor Isen moved this be referred to City Manager Stevens, and, subject to his approval, the letter be filed and the check accepted.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

City Attorney Hall presented a bill from Mr. Searles for legal services in the amount of \$200 in the matter of the Dominguez Water Company. He recommended that the bill be paid.

Councilman Blount moved to concur with the recommendation of the City Attorney.

Motion, seconded by Councilman Schwab, carried unanimously by roll call vote.

City Manager Stevens said a complete survey had been made of the necessary furniture for the new City Hall and Police Station and of the furniture we now have. He said "Steel Case or equal" has been set as our standard for furniture. He asked to be authorized to advertise for bids on the new furniture. <sup>See</sup> 4/3/56

Councilman Benstead moved that the City Manager be authorized to advertise for sealed bids for the new furniture we will need.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

Councilman Blount moved that all bills properly audited be paid.

Motion, seconded by Councilman Schwab, carried unanimously by roll call vote.

The meeting adjourned at 9:10 P. M.

BY Irvin J. Hallanger

DEPUTY City Clerk of the City of Torrance

APPROVED:

Albert Isen  
Mayor of the City of Torrance

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